

SIGNED.



1 **TIFFANY & BOSCO**
2 P.A.
3 **2525 EAST CAMELBACK ROAD**
4 **SUITE 300**
5 **PHOENIX, ARIZONA 85016**
6 **TELEPHONE: (602) 255-6000**
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Dated: September 03, 2010

James M. Marlar
JAMES M. MARLAR
Chief Bankruptcy Judge

6 Mark S. Bosco
7 State Bar No. 010167
Leonard J. McDonald
8 State Bar No. 014228
Attorneys for Movant

9 09-29527

10 **IN THE UNITED STATES BANKRUPTCY COURT**
11 **FOR THE DISTRICT OF ARIZONA**

12 IN RE:

No. 4:09-bk-29134-JMM

13 Jeffray W. Brown and Marcia A. Brown
14 Debtors.

Chapter 13

15 Wells Fargo Bank, N.A.
16 Movant,

ORDER

17 vs.

(Related to Docket #45)

18 Jeffray W. Brown and Marcia A. Brown, Debtors,
19 Dianne C. Kerns, Trustee.

20 Respondents.

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22 Movant's Motion for Relief from the Automatic Stay and Notice along with the form of proposed
23 Order Lifting Stay, having been duly served upon Respondents, Respondents' counsel and Trustee, if any,
24 and no objection having been received, and good cause appearing therefore,

25 IT IS HEREBY ORDERED that all stays and injunctions, including the automatic stays imposed

1 by U.S. Bankruptcy Code 362(a) are hereby vacated as to Movant with respect to that certain real
2 property which is the subject of a Deed of Trust dated July 11, 2008 and recorded in the office of the
3 Pima County Recorder wherein Wells Fargo Bank, N.A. is the current beneficiary and Jeffray W. Brown
4 and Marcia A. Brown have an interest in, further described as:

5 LOT 56 OF GLADDEN FARMS BLOCK 21, A SUBDIVISION OF PIMA COUNTY,
6 ARIZONA, ACCORDING TO THE MAP OR PLAT THEREOF OF RECORD IN THE
7 OFFICE OF THE COUNTY RECORDER OF PIMA COUNTY, ARIZONA, IN BOOK 60 OF
8 MAPS AND PLATS AT PAGE 35 THEREOF.

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10 IT IS FURTHER ORDERED that Movant may contact the Debtor(s) by telephone or written
11 correspondence regarding a potential Forbearance Agreement, Loan Modification, Refinance
12 Agreement, or other Loan Workout/Loss Mitigation Agreement, and may enter into such agreement
13 with Debtors. However, Movant may not enforce, or threaten to enforce, any personal liability against
14 Debtors if Debtors' personal liability is discharged in this bankruptcy case.

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16 IT IS FURTHER ORDERED that this Order shall remain in effect in any bankruptcy chapter
17 to which the Debtor may convert.
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